

PLANNING COMMISSION OF THE CITY OF CALIFORNIA CITY

AGENDA



Meeting Date: Tuesday April 3, 2018.

Time: 6:00 p.m.

**Location: Council Chambers, 21000 Hacienda Blvd.
California City, CA 93505**

If you need special assistance to participate in this meeting, please contact the Planning Secretary's office at (760) 373-7141. Notification of 72 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 American Disabilities Act Title II)

NOTE: Any writings or documents provided to a majority of the Planning Commission regarding any item on this agenda is available for public inspection in the City Clerk's office at City Hall located at 21000 Hacienda Blvd, California City, Ca during normal business hours, except such documents that relate to closed session items or which are otherwise exempt from disclosure under applicable laws. These writings are also available for review in the public access binder in the Council Chambers at the time of the meeting.

LATE COMMUNICATIONS: Following the posting of the agenda any emails, writings or documents that the public would like to submit to the Commission must be received by the Recording Secretary no later than 3:00 p.m. the Monday prior to the meeting. Past that deadline citizens may bring these items directly to the meeting. Please bring 10 copies for distribution to Commission, staff and the public.

****At this time, please take a moment to turn off your cell phones****

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE / INVOCATION

3. ROLL CALL

Commissioners Creighton, Elmes, Hogan, Trumble

4. APPOINTMENT OF CHAIRMAN AND VICE CHAIRMAN

5. ROLL CALL

Commissioners Creighton, Elmes, Hogan, Trumble

6. APPROVAL OF AGENDA

7. PUBLIC COMMENTS OF ITEMS NOT ON THE AGENDA

Members of the public are welcome to address the Planning Commission only on those items that are not on the agenda over which the Planning Commission has jurisdiction. Please state your name for the record and limit your comments to three minutes. Each member of the public will be given three minutes to speak.

8. PLANNING SECRETARY REPORTS / LATE COMMUNICATIONS

9. CONSENT CALENDAR

All items on the consent calendar are considered routine and non-controversial and will be approved by one motion if no member of the Commission, staff or public wishes to comment or ask questions. (Public comments to be limited to three minutes) Roll call vote required.

CC1: Adopt minutes 08/19/16, 01/17/17, 02/21/17, 03/21/17, 05/16/17, 06/06/17, 07/18/17, 08/15/17, 02/06/18, 03/20/18.

10. PUBLIC HEARINGS

11. DISCUSSION, PRESENTATIONS & OTHER ACTION ITEMS

12. CONTINUED BUSINESS

13. COMMISSIONER ITEMS AND COMMENTS

This portion of the meeting is reserved for Planning Commissioners to present information, announcements, and items that have come to their attention. Short staff responses may be appropriate. The Planning Commission will take no

formal action. A Planning Commissioner member may request to calendar an item for consideration at a future meeting, or refer an item to staff.

Commissioner Creighton
Commissioner Elmes
Commissioner Hogan
Vice Chairman Trumble
Chairman Pope

14. STAFF ANNOUNCEMENTS / REPORTS

15. ADJOURNMENT

AFFIDAVIT OF POSTING: This agenda was posted on all official City bulletin boards, the City's website and agenda packets were completely accessible to the public at City Hall at least 72 hours prior to the Planning Commission Meeting.

REGULAR MEETING (Continued)
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, AUGUST 19, 2016, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES

A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:00 p.m.

Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Chairman Samuel Pope, Vice Chairman Don Trumble, Commissioners Buford Land and Ron Hogan

ABSENT: Commissioner Jim Creighton

B. ADOPTION OF AGENDA

Motion by Vice Chairman Don Trumble, second by Buford Land to adopt the agenda.

C. CONTINUED BUSINESS

PH:1 – Public Hearing to consider amending the Title 9, Chapter 2, Article 29 of the California City Municipal Code regarding medical cannabis dispensaries and cultivation and adding Title 5, Chapter 6 Entitled “Medical Cannabis Businesses and Activity”

Motion by Vice Chairman Don Trumble, second by Commissioner Ron Hogan to approve PH1: Public Hearing to consider amending the Title 9, Chapter 2, Article 29 of the California City Municipal Code regarding medical cannabis dispensaries and cultivation and adding Title 5, Chapter 6 Entitled Medical Cannabis Businesses and Activity. Roll call vote as follows:

AYES: Pope, Trumble, Land and Hogan

NAYS: None

ABSTAIN: None

ABSENT: Creighton

D. ADJOURNMENT

Motion by Buford Land, second by Ron Hogan to adjourn at 6:38 p.m. Motion carried

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____

**REGULAR MEETING
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, JANUARY 17, 2017, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES**

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A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:00 p.m.

Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Chairman Samuel Pope, Vice Chairman Don Trumble, Commissioners Jim Creighton, Buford Land and Ron Hogan

ABSENT: None

B. ADOPTION OF AGENDA

Motion by Commissioner Vice Chairman Don Trumble to adopt the agenda, second by Commissioner Jim Creighton. Motion carried.

Adopt Minutes: Motion by to adopt minutes by Vice Chairman Don Trumble 7/5/16 & 7/19/16, second by Commissioner Jim Creighton. Motion carried.

C. NEW BUSINESS

Public Hearing to Consider Conditional Use Permit (CUP) 16-04 from Robert and Amber Mahurien, 9307 Susan Avenue, California City, CA. 93505 for the Sapphire Athletics gymnasium and dance studio to be located at 10856 Hanover Drive, California City, CA. 93505. The applicants are leasing the property from the owner Josh Meister.

Motion by Commissioner Jim Creighton, second by Vice Chairman Don Trumble, to approve Conditional Use Permit (CUP) 16-04. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Land and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

D. CONTINUED BUSINESS: None

E. ADJOURNMENT: by motion action of Commissioner Creighton, second by
Commissioner Land at 6: 35p.m.

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____

**REGULAR MEETING
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, FEBRUARY 21, 2017, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES**

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A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:00 p.m.

Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Chairman Samuel Pope, Vice Chairman Don Trumble, Commissioners Jim Creighton, Buford Land and Ron Hogan.

ABSENT: None

B. ADOPTION OF AGENDA

Motion by Commissioner Jim Creighton to adopt the agenda, second by Vice Chairman Don Trumble. Motion carried.

Adopt Minutes: No Minutes

C. CONTINUED BUSINESS

Discussion of Residential Fencing Requirements.

D. ADJOURNMENT

Motion by Vice Chairman Don Trumble, second by Commissioner Buford Land to adjourn at 6:31 p.m. Motion carried

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____

**REGULAR MEETING
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, MARCH 21, 2017, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES**

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A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:00 p.m.

Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Chairman Samuel Pope, Vice Chairman Don Trumble, Commissioners Jim Creighton, Buford Land and Ron Hogan.

ABSENT: None

B. ADOPTION OF AGENDA

Motion by Commissioner Jim Creighton to adopt the agenda, second by Vice Chairman Don Trumble. Motion carried.

Adopt Minutes: No Minutes

C. NEW BUSINESS

PH:1 - Public Hearing to Consider Tentative Tract Map (TTM) 12216 from Adam Smith, Desert Group Search and Rescue Volunteers, Inc. 25316 Dove Lane, Stevenson Ranch, CA 91381. The zoning is M1 Light Industrial and is approximately 9.89 acres, to be subdivided into four parcels for the purpose of medical marijuana cultivation.

Motion by Commissioner Jim Creighton, second by Vice Chairman Don Trumble to approve TTM 12216. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Land and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

PH:2 - Public Hearing to Consider Tentative Tract Map (TTM) 12222 from Agnes Itzhaki, 12334 Sunset Blvd., Los Angeles, CA 90049. The zoning is M1 Light Industrial and is approximately 4.77 acres, to be subdivided into two parcels for the purpose of medical marijuana cultivation.

Motion by Commissioner Jim Creighton, second by Commissioner Buford Land to approve TTM 12222. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Land and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

PH:3 - Public Hearing to Consider Tentative Tract Map (TTM) 12223 from Agnes Itzhaki, 12334 Sunset Blvd., Los Angeles, CA 90049. The zoning is M1 Light Industrial and is approximately 10 acres, to be subdivided into four parcels for the purpose of medical marijuana cultivation.

Motion by Commissioner Jim Creighton, second by Commissioner Buford Land to approve TTM 12223. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Land and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

PH:4 - Public Hearing to Consider Lot Merger (LM) 17-01 from the City of California City, William T. Weil, Jr., City Manager, 21000 Hacienda Boulevard, California City, CA 93505. Mr. Weil is requesting to merge the lots to allow access from the City Yard at 7800 Moss Avenue, to the contiguous lot located to the west, also known as the City's shooting range.

Motion by Vice Chairman Don Trumble, second by Commissioner Buford Land to approve LM 17-01. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Land and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

D. ADJOURNMENT

Motion by Commissioner Jim Creighton, second by Commissioner Ron Hogan to adjourn at 6:38 p.m. Motion carried

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____

**REGULAR MEETING
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, MAY 16, 2017, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES**

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A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:00 p.m.

Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Chairman Samuel Pope, Vice Chairman Don Trumble,
Commissioners Jim Creighton, Inge Elmes and Ron Hogan

ABSENT: None

B. ADOPTION OF AGENDA

Motion by Commissioner Jim Creighton, second by Commissioner Vice Chairman Don Trumble to adopt the agenda.

Adopt Minutes: No Minutes

C. PUBLIC HEARINGS

PH:1 – Approve Vesting Tentative Tract Map VTTM 7308

Motion by Commissioner Jim Creighton, second by Vice Chairman Don Trumble to approve VTTM 7308. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Land and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

PH:2 – Adopt and Initial Study, Negative Declaration, and Zone Change 186 in Conjunction with VTTM 7308

Motion by Commissioner Jim Creighton, second by Commissioner Ron Hogan, to adopt VTTM 7308. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, and Hogan

NAYS: Land

ABSTAIN: None

ABSENT: None

D. ADJOURNMENT

Motion by Commissioner Jim Creighton, second by Commissioner Ron Hogan to adjourn at 6:35 p.m. Motion carried

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____

**REGULAR MEETING
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, JUNE 6, 2017, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES**

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A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:00 p.m.

Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Chairman Samuel Pope, Vice Chairman Don Trumble,
Commissioners Jim Creighton, and Buford Land

ABSENT: Ron Hogan

B. ADOPTION OF AGENDA

Motion by Commissioner Jim Creighton, second by Commissioner Vice Chairman Don Trumble to adopt the agenda.

Adopt Minutes: No Minutes

C. PUBLIC HEARINGS

PH:1 – Approve Tentative Parcel Map TPM 12213

Motion by Commissioner Buford Land, second by Commissioner Jim Creighton to approve TPM 12213. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Land and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

D. ADJOURNMENT

Motion by Commissioner Jim Creighton, second by Vice Chairman Don Trumble to adjourn at 6:09 p.m. Motion carried

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____

**REGULAR MEETING
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, JULY 18, 2017, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES**

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A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:00 p.m.
Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Chairman Samuel Pope, Vice Chairman Don Trumble,
Commissioners Jim Creighton, Ron Hogan and Buford Land

ABSENT: None

B. ADOPTION OF AGENDA

Motion by Commissioner Vice Chairman Don Trumble, second by Commissioner Buford Land to adopt the agenda.

Adopt Minutes: No Minutes

C. NEW BUSINESS

Discussion on C4 Service Commercial Zoning.

Motion by Commissioner Jim Creighton, second by Vice Chairman Don Trumble to move forward with C4 Commercial Zoning. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Land and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

D. ADJOURNMENT

Motion by Vice Chairman Don Trumble, second by Commissioner Jim Creighton to adjourn at 6:19 p.m. Motion carried.

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____

**REGULAR MEETING
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, AUGUST 15, 2017, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES**

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A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:03 p.m.

Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Chairman Samuel Pope, Vice Chairman Don Trumble,
Commissioners Jim Creighton, Ron Hogan and Inge Elmes

ABSENT: None

B. ADOPTION OF AGENDA

Motion by Commissioner Vice Chairman Don Trumble, second by Commissioner Jim Creighton to adopt the agenda.

Adopt Minutes: No Minutes

C. PUBLIC HEARING

PH:1 - to Adopt an Initial Study, Mitigated Negative Declaration and Zone Change 187.

Public Comment:

DJ Twohig Speaks O/RA move forward.

Al Hutson recommend ordinance hemp cultivation encourage and explain.

Motion to close public comment by Commissioner Jim Creighton, second by Vice Chairman Don Trumble. 5-0

Motion by Vice Chairman Don Trumble, second by Commissioner Jim Creighton to approve ZC 187. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Elmes and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

PH: 2 - Adopt an Initial Study, Mitigated Negative Declaration and Zone Change 188.

Public Comment:

DJ Twohig & Al Hutson Change Fast Track.

Motion to close public comment by Vice Chairman Don Trumble, second by Commissioner Jim Creighton. 5-0

Motion by Vice Chairman Don Trumble, second by Commissioner Ron Hogan to approve ZC 188. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Elmes and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

PH:3 - Public Hearing to Approve Tentative Parcel Map (TPM) 12252.

Public Comment: None.

Motion to close public comment by Commissioner Jim Creighton, second by Vice Chairman Don Trumble. 5-0

Motion by Commissioner Jim Creighton, second by Vice Chairman Don Trumble to approve TPM 12252. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Elmes and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

PH:4 - Public Hearing to Approve Tentative Parcel Map (TPM) 12247.

Public Comment: None.

Motion to close public comment by Commissioner Jim Creighton, second by Vice Chairman Don Trumble. 5-0

Motion by Commissioner Inge Elmes, second by Commissioner Jim Creighton to approve TPM 12247. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Elmes and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

PH:5 - Public Hearing to Approve Tentative Parcel Map (TPM) 12245.

Public Comment: No Public Comment only Staff.

Motion to close public comment by Commissioner Ron Hogan, second by Commissioner Jim Creighton. 5-0

Motion by Commissioner Ron Hogan, second by Commissioner Jim Creighton to approve TPM 12245. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Elmes and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

PH:6 - Public Hearing to consider Conditional Use Permit (CUP) 17-02 for Arias RV Service to be located at 7026 Xavier Avenue in California City.

Public Comment: None.

Motion to close public comment by Commissioner Jim Creighton, second by Commissioner Ron Hogan. 5-0

Motion by Commissioner Jim Creighton, second by Commissioner Ron Hogan. to approve CUP 17-02. Roll call vote as follows:

AYES: Pope, Trumble, Creighton, Elmes and Hogan

NAYS: None

ABSTAIN: None

ABSENT: None

D. ADJOURNMENT

Motion by Commissioner Jim Creighton, second by Vice Chairman Don Trumble to adjourn at 6:57 p.m. 5-0 Motion carried.

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____

**REGULAR MEETING
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, FEBRUARY 6, 2018, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES**

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A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:00 p.m.

Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Commissioners Jim Creighton, Ron Hogan and Inge Elmes

ABSENT: Vice Chairman Don Trumble and Chairman Samuel Pope

B. ADOPTION OF AGENDA

Motion by Commissioner Ron Hogan, second by Commissioner Inge Elmes to adopt the agenda.

Adopt Minutes: No Minutes

C. PUBLIC HEARING

PH:1 – Conditional Use Permit – CUP 17-04 (Raj Milan): Proposal for a Massage Therapy Business located at 9036 California City Blvd., Unit C.

Public Comment: None.

Motion to close public comment by Commissioner Inge Elmes, second by Commissioner Ron Hogan. 3-0

Motion by Commissioner Inge Elmes, second by Commissioner Ron Hogan to approve CUP 17-04. Roll call vote as follows:

AYES: Creighton, Hogan and Elmes

NAYS: None

ABSTAIN: None

ABSENT: Pope and Trumble,

PH: 2 – Zoning Text Amendment – ZT 17-03 (Flood Hazards): Proposal to recommend that the City Council Amend the Flood Hazard Ordinance.

Public Comment: None.

Motion to close public comment by Commissioner Ron Hogan, second by Commissioner Inge Elmes. 3-0

Motion by Commissioner Ron Hogan, second by Commissioner Inge Elmes to approve ZT 17-03. Roll call vote as follows:

AYES:, Creighton, Hogan and Elmes

NAYS: None

ABSTAIN: None

ABSENT: Pope and Trumble

D. ADJOURNMENT

Motion by Commissioner Inge Elmes, second by Commissioner Ron Hogan to adjourn at 7:15 p.m. 3-0 Motion carried.

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____

**REGULAR MEETING
CITY OF CALIFORNIA CITY
PLANNING COMMISSION
TUESDAY, MARCH 20, 2018, 6:00 P.M.
Council Chambers,
21000 Hacienda Blvd.
MINUTES**

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A. CALL TO ORDER

Chairman Pope called the meeting to order at 6:00 p.m.

Following the Pledge of Allegiance and Invocation the Planning Technician called the roll:

PRESENT: Vice Chairman Don Trumble, Commissioners Jim Creighton, and Inge Elmes

ABSENT: Ron Hogan and Chairman Samuel Pope

B. ADOPTION OF AGENDA

Motion by Commissioner Jim Creighton, second by Commissioner Inge Elmes to adopt the agenda.

Adopt Minutes: Motion by Commissioner Jim Creighton, second by Commissioner Inge Elmes to adopt 8/16/16, 12/6/16, 2/7/17, 10/17/17, 11/7/17, 12/5/17 minutes. Motion Carried.

C. PUBLIC HEARING

PH:1 – Zone Change request and General Plan Amendment ZC 190 GPA 190.

Motion by Commissioner Jim Creighton, second by Commissioner Inge Elmes to approve ZC 190. Roll call vote as follows:

AYES: Creighton, Trumble and Elmes

NAYS: None

ABSTAIN: None

ABSENT: Pope and Hogan

PH: 2 – Commercial Lot Merger LM 17-03

Motion by Commissioner Jim Creighton, second by Commissioner Inge Elmes to approve LM 17-03. Roll call vote as follows:

AYES:, Creighton, Trumble and Elmes

NAYS: None

ABSTAIN: None

ABSENT: Pope and Hogan

D. ADJOURNMENT

Motion by Commissioner Jim Creighton, second by Vice Chairman Don Trumble to adjourn at 6:51 p.m. 3-0 Motion carried.

Respectfully submitted by,

Anu Doravari, Planning Technician

APPROVED BY PLANNING COMMISSION ON _____